

CONSERVATION COMMISSION

MINUTES (Approved 5/14/08)

APRIL 23, 2008

Present: J. Wiley, Chairman
A. Goetz, Vice Chairman
B. Dyer, R. Turner. E. DiVirgilio

Absent: R. Jones, K. Phelps

Also Present: L. Hershey, Conservation Agent
P. Smith, Board Secretary

MEETING OPENED: 7:15

DISCUSSION

FRONTIER DR. LOT 18

Attorney George Hyler, Mr. Rich Albano of Tetra Tek Rizzo to represent the applicant Mr. Jack Walsh who was also present. Attorney Hyler stated this discussion was requested in order to present informational plans to the board regarding a proposed settlement plan. Mr. Hyler showed plans with replication for a proposed crossing. He stated they would like this to be considered an amendment only under the bylaw. Mr. Hyler stated the house location is basically the same

Ms. Hershey discussed the wetland line and it's changes.

The commission discussed the need for a new Notice of Intent to be filed by the applicant and to start from scratch because of all the discrepancies

Attorney Hyler stated he would talk with the applicant and will decide to file for either an amendment or a Notice of Intent

**PUBLIC HEARING
NOTICE OF INTENT
NORFOLK ST. #252
DEP # 315-925**

OPENED: 8:10

Mr. Wiley read the advertisement from the Walpole Times. Green cards were collected

Mr. John Glossa, of Glossa Engineering was present along with the applicant Stevan Gold.

Mr. Wiley read board comments into the record

Mr. Glossa stated he had met with the Town Engineer and addressed her comments

Mr. Glossa presented plans to the commission for the proposal to construct a commercial building at the site of Norfolk St and Renmar Ave. Mr. Glossa stated the area is zoned as limited manufacturing, and there is an existing house on the property presently. The plan is to construct an 80x50 storage and warehouse building for a landscaping company. There is a need for four parking spaces and the remainder of the paved area will be used for outside storage of materials including stone, crushed stone, and mulch. Mr. Glossa stated no hazardous or toxic materials would be stored. Drainage was discussed and Mr. Glossa explained the infiltration basin is large enough to contain a 100 yr. Storm. Riprap will be installed to direct the flow of discharge and a stormceptor unit will be in place for the water on the paved surface. Detail for grading and drainage is shown on the plan. Mr. Glossa stated rooftop drainage is connected into the basin without going through the stormceptor, with an overflow pipe. Stabilization entrance, erosion controls will be in place and a curb with a bituminous berm. Mr. Glossa completed test pits and will provide the commission with the soil results when it comes back from GZA

In respect to the Town Engineers comment regarding the site being within Area 3 of the Water Resource Overlay Protection District, Mr. Glossa stated the lot does not have to comply with a zone 2 area, only the aquifer district.

Ms. Hershey asked how much of an area is being altered and Mr. Glossa told the board approximately 20,000 sq. ft.

Ms. Hershey stated she would like to see a sequencing plan during construction, with detail

Mr. Glossa stated he is coming before the Sewer and Water Board next week

Mr. Turner asked about potential flow near the wetlands because of the slope

Mr. Glossa stated riprap would be used

Mr. DiVirgilio asked about storage of fertilizer on site

Mr. Gold stated he has a main facility where fertilizers are stored. He also stated he had planned for a fence to go around the berm in the back

Mr. Goetz: asked about elevations

Mr. Wiley stated the plans need to show the berm and the fence as well

Mr. DiVirgilio stated they should have bounds as well

Mr. Wiley stated bounds should be put at the bottom of the slope

Mr. Glossa agreed and stated it should follow the 25 ft no disturb area

Mr. Wiley stated there should be only one construction entrance

Mr. Wiley wanted the concrete block containers to be shown on the plan, and how many there will be

Mr. Goetz made the motion to continue the Public Hearing until May 14, 2008 at 8:50 p.m.

Mr. DiVirgilio seconded the motion

Vote: 4-0-0

OTHER BUSINESS

SYMPHONY PARK LAND DONATION

The conservation commission discussed and agreed to accept the donation of land known as Open Space parcel A and B in the Symphony Park Subdivision. Once voted and signed, the deed will go to the Board of Selectmen for their vote and signatures

Mr. Goetz made the motion to accept the parcel as a land donation to the Town of Walpole under the Conservation Commission

Mr. DiVirgilio seconded the motion

Vote: 4-0-0

MACC SPRING/SUMMER WORKSHOP

The commission was informed of the upcoming workshop put on by the MACC.

BAKER ST. #156

The commission discussed a letter received from Mr. Thurston requesting permission to remove stumps and trees that have fallen, and perform a clean up of the existing site. The Agent stated that Mr. Thurston had been allowed to cut trees to install a fence and was told if he wanted to stump that he would need to file for a Land Disturbance Permit as required by the Walpole Stormwater Management and Erosion Control Bylaw for alterations of 40,000 s.f. or more.

The commission stated he would need to file a SWPPP and Land Disturbance Permit if over 40,000 s.f. will be disturbed.

The following correspondence was available for review and discussed by the commission

- Letter – 300 High St.
- VHB letter – 1005 Providence Highway
- NSTAR – Right of Way maintenance work

BOARD COMMENTS

The Zoning Board of Appeals is requesting comments regarding 252 Norfolk St. The commission stated they are before us at this time

Based on his resignation, the commission took a moment to thank Mr. DiVirgilio for his commitment and dedication to the board over the past several years. He will be missed.

MEETING CLOSED: 9:30